

## Unique property for sale in the heart of Sant Martí

Ref: P-016280

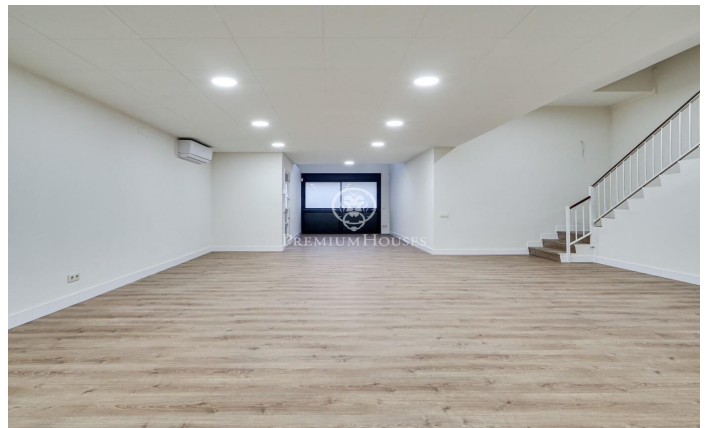


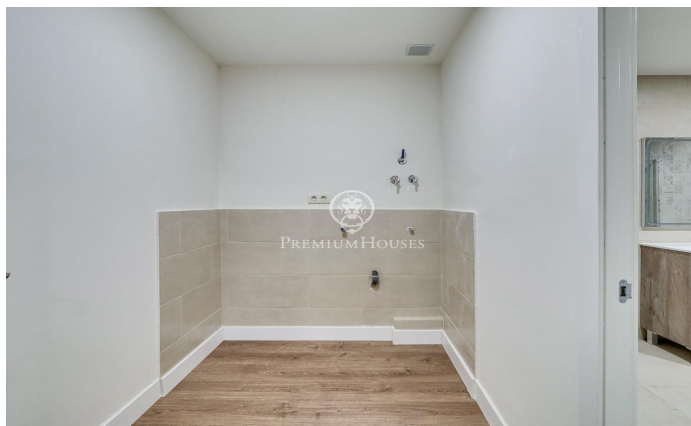
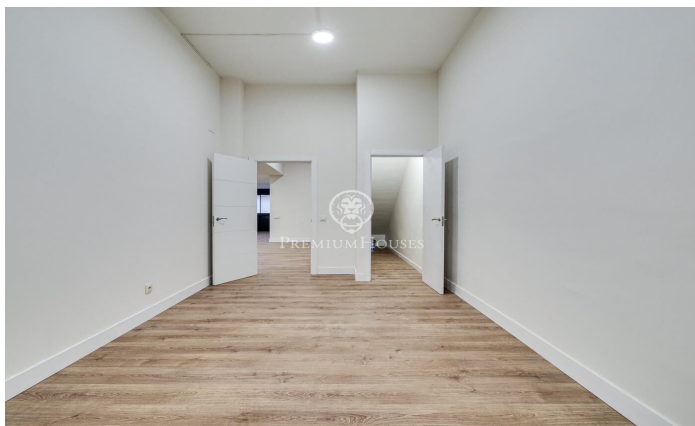
### Sant Martí de Provençals / Barcelona Ciudad

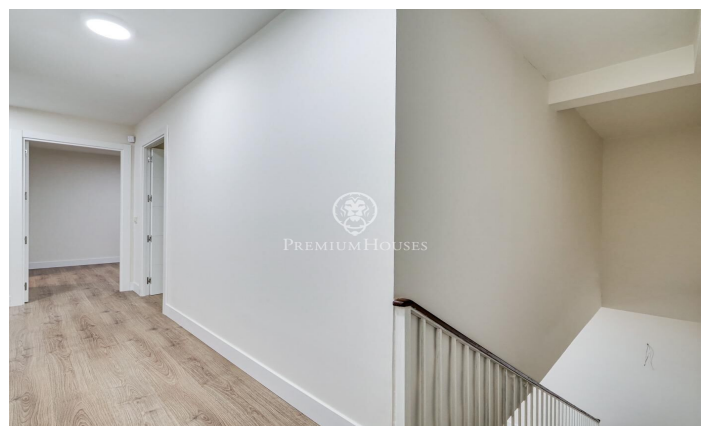
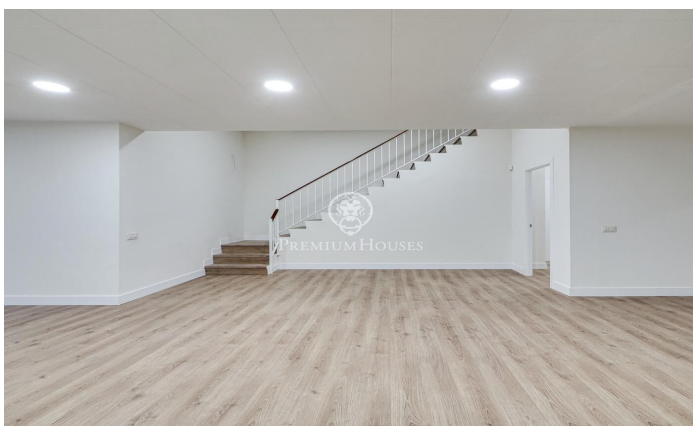
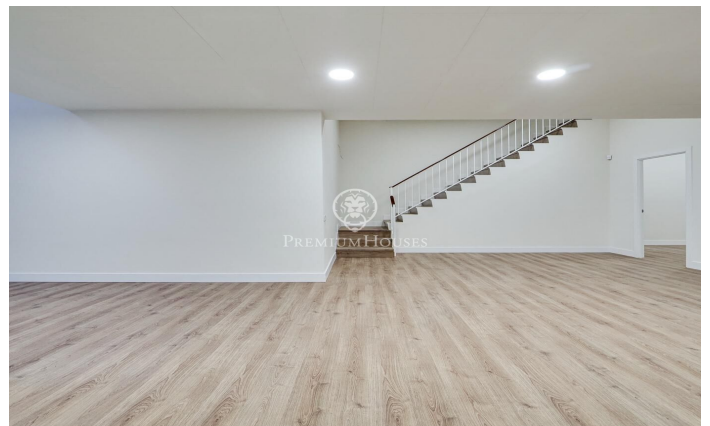
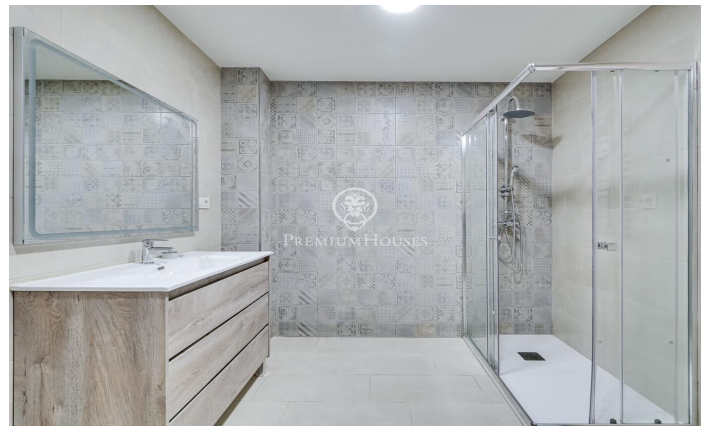
Discover this unique new-build property with a modern design and unbeatable location! We present a unique home of 213 m<sup>2</sup> distributed on two floors, perfect for those looking for space, comfort and excellent connectivity in the heart of the city. On the ground floor of 113 m<sup>2</sup> we find a spacious living-dining room with an open-plan kitchen, ideal for sharing moments with the family. It also has a full bathroom and a single bedroom, perfect as an office or guest room. On the upper floor of 100 m<sup>2</sup>, accessible via interior stairs, you will find three spacious double bedrooms. The master bedroom is en-suite, with a full bathroom offering privacy and comfort. This duplex is located in a quiet area, overlooking Los Porxos square, which guarantees a relaxed and silent atmosphere. At the same time, it has excellent transport connections: A few steps away from the Metro station L2 and several bus lines. Just 15 minutes from Bogatell beach, perfect to enjoy the sea. Quick access to the main roads of the city, such as C31 and Ronda Litoral, allowing a quick connection to the rest of Barcelona and its surroundings. This duplex is the perfect combination of style, space and location. For those who are looking for a modern and well-connected home without sacrificing tranquillity.

**€420,000**

213 m<sup>2</sup>  
4 Bedrooms  
2 Bathrooms  
A/C  
Heating  
Parking  
Balcony







Contact us for more information or to arrange a viewing

Tel: +34 93 200 30 79

[info@premiumhouses.com](mailto:info@premiumhouses.com)

[www.premiumhouses.es](http://www.premiumhouses.es)